

Alton James
Chairperson

Vice Chair/Secretary

Marcell R. Todd, Jr.
Director

City of Detroit
CITY PLANNING COMMISSION
208 Coleman A. Young Municipal Center
Detroit, Michigan 48226
Phone: (313) 224-6225 Fax: (313) 224-4336
e-mail: cpc@detroitmi.gov

Brenda Goss Andrews
Damion W. Ellis
David Esparza, AIA, LEED
Gregory Pawlowski
Frederick E. Russell, Jr.
Angy Webb

City Planning Commission Regular Meeting
July 18, 2019 at 5:00 PM
Committee of the Whole Room
13th Floor – Coleman A. Young Municipal Center
2 Woodward Ave. (at E. Jefferson Ave.)
(use Randolph Street entrance after 5:30 PM)

AGENDA

I. Opening

- A. Call to Order – 5:00 PM
- B. Roll Call
- C. Amendments to and approval of agenda

II. Minutes

- A. Minutes of May 16, 2019, June 6, 2019 and June 20, 2019

III. Public Hearings and Presentations

- A. **5:05 PM INFORMATIONAL PRESENTATION** – to provide the Comission with an update on the Zone Detroit Project and various past, present and future projects and initiatives. (Code Studio, staff) **(After hearing initially from your consultant, Code Studio, this item should be ajournded to the end of the agenda.)** **60 mins**
- B. **5:15 PM PUBLIC HEARING** – to consider the request of Detroit Entertainment, L.L.C. d/b/a MotorCity Casino for approval of a modification to the previously approved development proposal for a casino complex in the SD5 (Special Development District, Casinos) zoning classification in order to allow for the addition of 700 new parking spaces via the construction of an eight (8) story expansion at the east end of the existing parking deck erected on the property bounded by Elm, Brooklyn, Temple and Trumbull. (MT) **75 mins**
- C. **6:30 PM PUBLIC HEARING** - to consider the request of the Detroit Planning & Development Department to amend Article XVII, District Maps 28 & 30 of the 1984 Detroit City Code, Chapter 61, Zoning, by showing an M2 (Restricted Industrial) zoning classification where a B4 (General Business) zoning classification are currently shown on seven (7) parcels generally bounded by East Warren Avenue to the north, St. Jean Street to the east, Kercheval Street to the south and Beniteau Street to the west. The location of the proposed rezoning is specifically indicated as the shaded area on the accompanying map. (GE, JM) **45 mins**

- D. 7:15 PM PUBLIC HEARING** – to consider the request of the City of Detroit Brownfield Redevelopment Authority to amend Article XVII, District Map No. 24 of the 1984 Detroit City Code, Chapter 61, Zoning, by showing a M3 (General Industrial District) zoning classification where an R2 (Two-family Residential District) zoning classification currently exists on three hundred twelve (312) parcels, generally bounded by the I-94 Edsel Ford Expressway and Medbury Avenue to the north, Van Dyke Avenue to the east, Hendrie Avenue to the south and Townsend Avenue to the west commonly identified as the former Kettering High School located at 6101 Van Dyke Avenue and the former Rose Elementary School located at 5800 Field Avenue. (GE, JM) **60 mins**

IV. Unfinished Business

- A. Consideration of the request of Parkstone Development Partners on behalf of Wilbur Block, LLC to amend District Map No. 7 of the Detroit Zoning Ordinance to show a SD2 (Special Development District, Mixed Use) zoning classification where a M4 (Intensive Industrial District) zoning classification is currently shown for the properties generally bounded by Baltimore Avenue on the north, the Lodge Expressway on the east, Holden Avenue on the south, and Lincoln Avenue on the west and more commonly known as 6302, 6310, 6320 Lincoln and 1262, 1240 and 1234 Wilbur Street. (KJ) **30 mins****

V. New Business

VI. Committee Reports

VII. Staff Report

VIII. Communications

IX. Public Comment

X. Adjournment (anticipated by 10:00 PM)

NOTE: With advance notice of seven calendar days, the City of Detroit will provide interpreter services at public meetings, including language translation and reasonable ADA accommodations. Please contact the **Civil Rights, Inclusion and Opportunity Department** at (313) 224-4950, through the TTY number 711, or email crio@detroitmi.gov to schedule these services.